

n/a

Attachment B – Leverage Documentation

State of Missouri

MOAttBLeverageDocumentation.pdf

February 26, 2015

Rodney Crim
St. Louis Economic Development Partnership
7733 Forsyth Blvd., Suite 2300
St. Louis, Missouri 63105

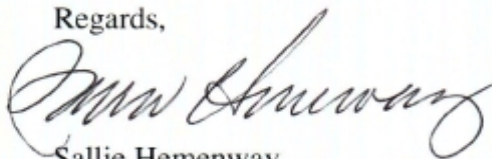
Dear Rodney:

This letter is to confirm the commitment of \$25,000 from the Division of Business and Community Services to the St. Louis Economic Development Partnership and the County of St. Louis to enhance the efforts of the resilience concept of creating a cross-jurisdictional and regional "Healthy Neighborhoods and Economic Resiliency Collaboration". The concept is integral to the proposal submitted under the National Disaster Resilience Competition, but is more so integral to the recovery of the region and its ability to sustain any future disasters.

The funds are to assist with the education of local government officials, partners, and residents of the concepts and benefits related to resiliency in development and to establish an organizational framework to embed the use of resiliency into the region on a permanent basis. The goal for the funding is to capture the collaboration by a formal memorandum of agreement among the same.

The Division would also seek funding assist in the future to aid in the development of a "Healthy Neighborhoods and Economic Resiliency Strategy and Plan" for the region.

Regards,



Sallie Hemenway
Director

c Jim Holtzman
Adam Roberts



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-5000

NOV 22 2013

Mr. Jim Holtzman
Director of Community Development
County of St. Louis
41 South Central Avenue, 5th Floor
Clayton, MO 63105-1725

Dear Mr. Holtzman:

Congratulations! We are pleased to inform you that the County of St. Louis has been selected to receive a Fiscal Year (FY) 2013 Choice Neighborhoods Planning Grant in the amount of \$474,000 to support the development of a comprehensive neighborhood Transformation Plan for Wellston public housing in the North Wellston neighborhood. The Department looks forward to working with you to implement this grant.

HUD received 52 FY2013 Choice Neighborhoods Planning Grant applications from across the nation and awarded 9 grants totaling \$4,374,000. You are to be commended for your efforts to develop a viable, feasible approach to plan for neighborhood transformation. For your information, enclosed are the scores for each rating factor in your application.

As you know, Planning Grants will enable communities to create a rigorously-developed plan and build the support necessary for neighborhood transformation to be successful. The implementation of a Choice Neighborhoods Planning Grant is a great responsibility. Accordingly, it will be essential for you to work closely with HUD officials to ensure that the Transformation Plan is developed in a timely and efficient manner. You will soon receive a letter that will provide you with detailed information about your grant.

Again, please accept our sincere congratulations. We wish you every success.

Sincerely,

Sandra B. Henriquez
Assistant Secretary
for Public and Indian Housing

Carol J. Galante
Assistant Secretary for Housing -
FHA Commissioner

Enclosure

FY2013 Choice Neighborhoods Planning Grants Competition
Rating Review Score Summary

Lead Applicant: County of St. Louis

Rating Category	Rating Factor	Maxium Points	Points Awarded
Capacity			
	Capacity to lead planning	10	10
	Resident and community engagement	4	4
<i>subtotal</i>		14	14

Need			
<i>Unit Distress</i>			
	Rehabilitation costs	3	3
	Structural deficiencies	5	5
	Design deficiencies	4	4
<i>Neighborhood Distress</i>			
	Poverty/ELI	5	5
	Vacancy	2	2
	Crime	5	0
<i>Need for affordable housing</i>			
	Need for affordable housing in the community	1	1
<i>subtotal</i>		25	20

Plan			
	Resident and neighborhood needs assessments	4	4
	Plan for planning activities	8	8
	Resident engagement	3	3
	Community engagement	3	3
	Use of data	3	3
	Educational opportunities	4	4
	Capacity building	3	3
	Staffing plan	2	2
	Planning Program Schedule	2	1
	Budget	2	2
	Consistency with PHA/MTW Plan and Consolidated Plan	1	1
	Consistency with Regional Sustainability Plan	1	1
<i>subtotal</i>		36	35

FY2013 Choice Neighborhoods Planning Grants Competition
Rating Review Score Summary

Lead Applicant: County of St. Louis

Rating Category	Rating Factor	Maxium Points	Points Awarded
Likelihood of Implementation			
	Creating "lasting momentum"	3	3
	Local partnerships	2	2
	Local government support	2	2
<i>subtotal</i>		7	7

Leverage			
	Local government/philanthropic leverage	1	1
	Overall leverage	4	1
<i>subtotal</i>		5	2

Bonus Points			
	Preferred Sustainable Communities Status	2	2
	TOTAL	89	80

Friday, February 20, 2015

Missouri Department of Economic Development
301 West High Street
Jefferson City, MO 65101

Re: Intent to Participate

This letter is to confirm the mutual intent of both the State of Missouri and the St. Louis Economic Development Partnership to collaborate and enter into a partner agreement, contingent upon the award of funds from the United States Department of Housing and Urban Development for the Community Development Block Grant National Disaster Resilience (CDBG-NDR) competition, to carry out eligible activities as provided in the State of Missouri's CDBG-NDR application.

St. Louis Economic Development Partnership (SLEDP) has a mission to lead in the development and growth of long-term diversified business and employment opportunities by creating innovative solutions that generate increased wealth and enhanced quality of life for the citizens, businesses and institutions of the St. Louis region.

SLEDP has spent \$470,000 to date on 19.48 acres dedicated to the assembling of property for Transit Oriented Development and redevelopment in the City of Wellston, a distressed area.

Additionally, SLEDP along with St. Louis County Port Authority has allocated \$500,000 for demolition, marketing and beautification efforts for the Cities of Ferguson and Dellwood. These funds will assist property owners with demolishing properties which were destroyed due to civil unrest in November 2014.

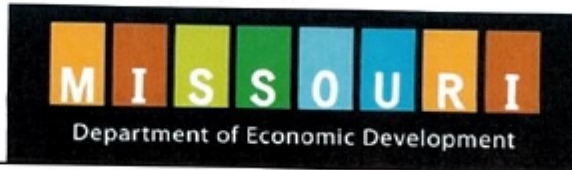
It is understood that this letter is only an expression of our intent and a binding partner agreement [or other agreement] detailing the terms and conditions of the proposed partnership must be executed before the use of any CDBG-NDR funds, if awarded.

Thank you,



Rodney Crim, President
St. Louis Economic Development Partnership

Jeremiah W. (Jay) Nixon
Governor
Division of Business
and Community Services



Mike Downing, CEcD
Director
Sallie Hemenway
Director

March 16, 2015

Mr. Rodney Crim, President
St. Louis Economic Development Partnership
7733 Forsyth Boulevard, Suites 2200 & 2300
St. Louis, MO 63105

Dear Mr. Crim:

Please consider this correspondence as a firm commitment of financing toward projects derived from the concepts incorporated into the State of Missouri's application submission to the National Disaster Resiliency Competition (NDRC). The Division of Business and Community Services is prepared to provide state tax credit awards to two or more partner non-profit organizations which will provide direct services culminating from any of the five concepts outlined in the NDRC Phase 1 submission to the U.S. Department of Housing and Urban Development.

The commitment of tax credits shall include an award of \$250,000 in 50% State of Missouri Neighborhood Assistance Tax Credits (\$500,000 in contributions) and an award of \$250,000 in 50% State of Missouri Youth Opportunities Tax Credits (\$500,000 in contributions).

Since specific projects have not yet been formulated, this commitment letter will serve as a preliminary approval pending receipt of eligible applications and subsequent executed contracts. The letter is provided with the intent to indicate a portion of the states interest and dedication to the NDRC process. It is anticipated that other state program funding will be identified and utilized as projects are more clearly identified from the ideas and concepts.

If you have any questions, please do not hesitate to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read "Sallie Hemenway". The signature is fluid and cursive, written over the printed name.

Sallie Hemenway
Director, Division of Business and Community Services
Missouri Department of Economic Development

cc: Brenda Horstman
Andy Papen
Mike Downing

301 W. High Street • P.O. Box 118 • Jefferson City, MO 65102
ded.mo.gov

March 17, 2015

Ms. Sallie Hemenway, Director
Division of Business and Community Services
Missouri Department of Economic Development
301 W. High Street, P.O. Box 118
Jefferson City, MO 65102

Dear Ms. Hemenway:

Please accept this letter as a commitment on behalf of the St. Louis Economic Development Partnership to provide a substantial portion of the financing for setup costs to establish four (4) American Job Center satellite offices, strategically located in North St. Louis City and North St. Louis County. These "Centers of Community Engagement" are a part of the STL Career Pathways Bridge program, designed to assist 15,000 young African Americans, who are out of school or work, and will be managed by our workforce development partners, SLATE and St. Louis County Workforce Investment Board.

The Partnership intends to provide a substantial portion of the setup costs of the satellite centers which are anticipated to be \$120,000 per center. It is expected that the satellites will be co-located with established community partners, such as the Urban League, and will be bolstered by positive results from the pending application under the President's Promise Zone initiative and other funding opportunities.

This correspondence is provided with the intent to demonstrate a portion of the Partnership's commitment to the State of Missouri, in its application to the National Disaster Resiliency Competition (NDRC).

Should you have any questions, please do not hesitate to inquire.

Sincerely,



Rodney Crim
President